

**TRANSFER
TAX
PAID**

Doc # 2004011475
Book 7915 Page 0294

WARRANTY DEED

52-246

JOINT TENANCY

MAINE STATUTORY SHORT FORM

File No: 49733 (db)

KNOW ALL PERSONS BY THESE PRESENTS, That Howard N. Lupovitch and Marni R Foster, by Howard N. Lupovitch as Attorney-in-Fact, of Waterville, Kennebec, State of ME,

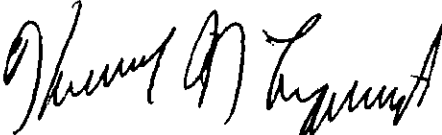
for consideration paid, grant to **Garth Smith and Jennifer Smith**


of **Bangor**, County of **Penobscot**, State of **ME**, whose mailing address is **101 Center Street #2, Bangor, ME 04401,**

with **warranty covenants**, as joint tenants the land in **Waterville**, County of **Kennebec**, and State of **Maine**, described on the attached **EXHIBIT A.**

WITNESS our/my hand(s) and seal(s) this **Twenty-third day of April, 2004.**

Witness as to All:


Howard N. Lupovitch


Marni R Foster, by Howard N. Lupovitch as
Attorney-in-Fact

(3) Warranty Title

52-246

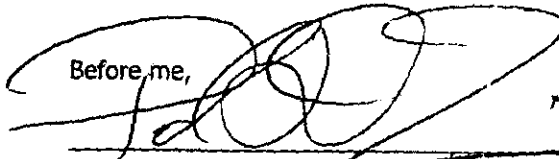
STATE OF **MAINE**
COUNTY OF **KENNEBEC**

SS.

April 23, 2004

Then personally appeared the above named **Howard N. Lupovitch and Marni R Foster, by Howard N. Lupovitch as Attorney-in-Fact**, and acknowledged the foregoing instrument to be his/her/their free act and deed.

Before me,



Notary Public/Attorney at Law

My Commission Expires:

8/24/09

Paul D. Quimper

Order No: 49733 (23-4371pk)

52246

EXHIBIT 'A'

A certain lot or parcel of land, with the buildings thereon, situated in Waterville in the County of Kennebec and State of Maine, bounded and described as follows:

Beginning in the northerly line of Boutelle Avenue ten (10) rods from the westerly line of the Fairfield Road at the southeast corner of the lot herein described; thence northerly parallel with said westerly line of said Fairfield Road one hundred twenty-six and eight tenths (126.8) feet or to a point equally distant from Boutelle Avenue and Prospect Street; thence westerly ninety (90) feet on a line equally distant from Boutelle Avenue and Prospect Street; thence southerly parallel with the west line of said Fairfield Road to the northerly line of Boutelle Avenue; thence easterly on the line of Boutelle Avenue; thence easterly on the side of Boutelle Avenue a distance of ninety (90) feet to the first mentioned bound.

Meaning and Intending to convey the same premises described in a deed by Mark A. Maheu and Lisa J. Maheu to Howard N. Lupovitch and Marni R. Foster herein dated July 27, 1998 and recorded in the Kennebec County Registry of Deeds in Book 5684, Page 257.

Received Kennebec SS.
04/27/2004 10:46AM
Pages 3 Attest:
BEVERLY BUSTIN-HATHENWAY
REGISTER OF DEEDS